

ALSO: The lot adjoining and to the rear of the before described lot, with dimensions of 14 x 40 feet and being a part of Lot No. 3, the east and west dimensions being 14 feet and the north and south dimensions of 40 feet, and being the same conveyed by Frank Burnett to John Henry Burnett and Willie Mae Burnett by deed recorded in R. M. C. Office for Greenville County in Volume 157, page 215. See plat thereof recorded herewith.

ALSO: That certain lot of land in Greer School District No. 285, Chick Springs Township, said County and State, and in the City Limits of Greer, and having the following metes and bounds, to-wit:

BEGINNING at iron pin on the south side of Connecticut Avenue of said City, at the northeastern corner of Lot No. 27, and runs thence S. 14-45 W. 121.8 feet along line of Lot No. 27 to an iron pin; thence S. 87-45 W. 62.74 feet along the line of Lot No. 25 to an iron pin; thence N. 14-45 W. 140 feet along line of Lot No. 23 to an iron pin; thence N. 75-30 E. 60 feet along said Connecticut Avenue to the beginning corner, and being Lot No. 24 containing 8,083 square feet, more or less, as shown on plat of the John A. Robinson subdivision prepared by H. S. Brockman, June 16, 1942.

ALSO: All of that piece, parcel or lot of land, with the buildings and improvements thereon, situate, lying and being in the City of Greer, Chick Springs Township, State and County aforesaid, lying on the west side of Morrow Street, being designated as Lot No. 27 in a re-survey and re-subdivision of a portion of Morrow Heights, plat by H. S. Brockman, Surveyor, for the R. D. Dobson Estate, said plat dated September, 1935, and recorded in the R. M. C. Office for Greenville County, having the following courses and distances:

BEGINNING at a stake on the western margin of Morrow Street, the joint corner of Lots Nos. 26 and 27 on said plat, and runs thence with the common line of Lots 26 and 27, N. 77-49 W. 155.1 feet to a stake; thence S. 11-47 W. 67.7 feet to a stake; thence S. 78-51 E. 155.1 feet to a stake on the western margin of Morrow Street; thence along the line of said street, N. 11-45 E. 65 feet to the beginning corner.

ALSO: All those certain lots of land on the east side of Pine Street, Greer, Chick Springs Township, State and County aforesaid, having the following courses and distances, to-wit:

BEGINNING at a pin on east side of Pine Street, corner of lot formerly owned by J. D. Lanford, and runs thence with said street N. 2-50 E., 139.3 feet to pin; thence S. 89-00 E. 125.7 feet to pin; thence S. 2-50 W. 143.4 feet, more or less, to pin; thence S. 87-10 E., 125 feet to the beginning corner. These two lots designated as Lots Nos. 11 and 12 on plat recorded in R. M. C. Office for Greenville County in Plat Book G, page 212.

All the above properties were conveyed to McClimon and Hill, Inc. by A. Earl Cullum, Jr. and Margaret Bennett Cullum, Executors of the Estate of Lula O. Bennett by deed dated December 11, 1973, to be recorded in the R. M. C. Office for Greenville County.

ALSO: All that certain lot of land, with the improvements thereon in the City of Greer, Beech Springs Township, School District 9-H, State of South Carolina, County of Spartanburg, and designated as Lot No. 1 on plat of the G. W. Neely Estate by H. S. Brockman, March 23, 1927, and having the following courses and distances, to wit:

BEGINNING at the joint corner of Lots Nos. 1 and 2 on said plat, on the east side of Austin Street (formerly Brock Avenue); thence as dividing said lots S. 74-01 E. 123.7 feet to an iron pin on line of Lot No. 5; thence therewith S. 17-15 W., 38 feet to an iron pin; thence N. 76.50 W. 120 feet to the edge of Austin Street; thence therewith N. 11-43 E. 42 feet to the beginning corner. Said plat recorded in the R. M. C. Office in Plat Book 22, page 319, and this property is also known as No. 308 Austin Street.

This is the same property conveyed to McClimon and Hill, Inc. by A. Earl Cullum, Jr. and Margaret Bennet Cullum, Executors of the Estate of Lula O. Bennett by deed dated December 11, 1973, to be recorded in the R. M. C. Office for Greenville, County.

The within mortgagor(s) agree not to transfer or convey the within described property without the consent of the CITIZENS BUILDING AND LOAN ASSOCIATION or its successors or assigns and agree that if the within described property is conveyed and mortgage assumed by any other person, corporation or partnership without the consent of CITIZENS BUILDING AND LOAN ASSOCIATION the entire amount due on the note will become due and payable, plus reasonable attorney's fees if court proceeding is necessary. The mortgagee may charge a reasonable transfer fee when the mortgage is assumed by another party.

TOGETHER WITH all and singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging or in any wise incident or appertaining.

TO HAVE AND TO HOLD, all and singular the said premises before mentioned unto the said CITIZENS BUILDING AND LOAN ASSOCIATION, its successors and assigns, forever.

And it does ~~not~~ hereby bind itself and its successors Heirs, Executors, and Administrators to warrant and forever defend all and singular the said Premises unto the said CITIZENS BUILDING AND LOAN ASSOCIATION, Greer, S. C., its successors and assigns, from and against its successors, Heirs, Executors, Administrators and assigns, and every person whomsoever lawfully claiming the same, or any part thereof.

AND it does ~~not~~ hereby agree to insure the house and buildings on said lot in a sum not less than Fifty-One Thousand and no/100 - - - - - Dollars fire insurance, and not less than Fifty-One Thousand and no/100 - - - - - Dollars windstorm insurance, in a Company or Companies acceptable to the Mortgagee, and to keep the same insured from loss or damage by fire and/or windstorm, and do hereby assign the policy or policies of insurance to the said Mortgagee, its successors and assigns, to the extent of its interest therein; and in the event it should at any time fail to insure said premises, or pay the premiums therein, then the said Mortgagee, its successors or assigns, may cause the said houses and buildings to be insured in the owner's name(s), and reimburse itself for the premiums and expense of such insurance under this mortgage, with interest thereon.